

117.0

0002

0003.A

Map

Block

Lot

1 of 1

Residential

CARD ARLINGTON

APPRAISED:

Total Card / Total Parcel

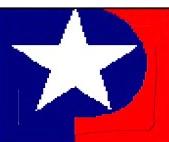
572,400 / 572,400

USE VALUE:

572,400 / 572,400

ASSESSED:

572,400 / 572,400


**Patriot**  
Properties Inc.
**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
92		DOTHAN ST, ARLINGTON

**OWNERSHIP**

Owner 1:	24 EPPING STREET LLC	Unit #:	
Owner 2:			
Owner 3:			

Street 1: 41 KATIE WAY

Street 2:

Twn/City: TEWKSBURY

St/Prov: MA	Cntry:		Own Occ: N
Postal: 01876		Type:	

**PREVIOUS OWNER**

Owner 1:	MADDEN MARGARET J / ESTATE -
Owner 2:	-
Street 1:	C/O JON MADDEN
Twn/City:	STRATHAM
St/Prov: NH	Cntry:
Postal: 03885	

**NARRATIVE DESCRIPTION**

This parcel contains 6,000 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1955, having primarily Wood Shingle Exterior and 1459 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 6 Rooms, and 3 Bdrms.

**OTHER ASSESSMENTS**

Code	Descrip/No	Amount	Com. Int

**PROPERTY FACTORS**

Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	2	Above Stree
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6000		Sq. Ft.	Site		0	70.	1.00	6									420,000						420,000	

**IN PROCESS APPRAISAL SUMMARY**

Use Code							Land Size		Building Value		Yard Items		Land Value		Total Value		Legal Description				User Acct	
101							6000.000		152,400				420,000		572,400							
Total Card							0.138		152,400				420,000		572,400		Entered Lot Size					
Total Parcel							0.138		152,400				420,000		572,400		Total Land:					
Source: Market Adj Cost																	Land Unit Type:					

PREVIOUS ASSESSMENT										Parcel ID		PAT ACCT.							
										117.0-0002-0003.A									
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date									
2020	101	FV	152,400	0	6,000.	420,000	572,400	572,400	Year End Roll	12/18/2019									
2019	101	FV	138,600	0	6,000.	414,000	552,600	552,600	Year End Roll	1/3/2019									
2018	101	FV	138,600	0	6,000.	318,000	456,600	456,600	Year End Roll	12/20/2017									
2017	101	FV	138,600	0	6,000.	300,000	438,600	438,600	Year End Roll	1/3/2017									
2016	101	FV	138,600	0	6,000.	276,000	414,600	414,600	Year End	1/4/2016									
2015	101	FV	137,900	0	6,000.	258,000	395,900	395,900	Year End Roll	12/11/2014									
2014	101	FV	137,900	0	6,000.	237,600	375,500	375,500	Year End Roll	12/16/2013									
2013	101	FV	137,900	0	6,000.	237,600	375,500	375,500		12/13/2012									

!9084!

**PRINT**

Date	Time
12/10/20	23:36:05

**LAST REV**

Date	Time
11/19/20	10:41:17

mmcmakin

9084

ASR Map:

Fact Dist:

Reval Dist:

Year:

LandReason:

BldReason:

CivilDistrict:

Ratio:

Date	Result	By	Name
11/19/2020	SQ Mailed	MM	Mary M
4/13/2020	Mail Update	JO	Jenny O
9/14/2018	MEAS&NOTICE	CC	Chris C
3/4/2009	Info At Door	372	PATRIOT
2/9/2000	Measured	264	PATRIOT
1/1/1982		CS	

Sign:

VERIFICATION OF VISIT NOT DATA

/ / /

